

STATE OF MISSISSIPPI
COUNTY OF DESOTO

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT I, SHIRLEY DOWNEN, the duly authorized, qualified and acting Administratrix of the Estate of HUGH WATSON DOWNEN, deceased intestate, pursuant to the express authority conferred upon me by Decree of the Chancery Court of Tippah County, Mississippi, in the matter styled "Shirley Downen, et al. v. Hugh Watson Downen, Deceased Intestate, Cause No. 87-12 dated March 2nd, 1987, for and in consideration of the sum of FIFTEEN THOUSAND and No/100 (\$15,000.00) DOLLARS cash to me in hand paid, the receipt and sufficiency of which is hereby acknowledged, do hereby Grant, Bargain, Sell, Convey and Warrant unto DOROTHY K. COLLINS and husband, ROBERT M. COLLINS. as tenants by the entirety with full rights of survivorship and not as tenants in common,

the following described land and property located and situated in Desoto County, Mississippi, described as:

LOT NO. 1 of DOWNEN COMMERCIAL PARK, the same being located in Section 12, Township 3 South, Range 8 West, Desoto County, Mississippi in the City of Hernando, being more particularly described as follows: BEGINNING at the intersection of the west right of way of U. S. Highway 51 (100 feet wide) and the east right of way of Old Highway 51 (50 feet wide), said point being the southeast corner of the Downen tract: thence north 3 degrees 50 minutes east 397.47 feet along the west right of way of Highway 51 to a point; thence North 1 degree 34 minutes east 96.53 feet along said highway right of way to a point; thence north 77 degrees 27 minutes west 175.76 feet to a point in the east right of way of old highway 51; thence south 15 degrees 00 minutes east 550.0 feet to the point of beginning and containing 1.0 acres, more or less. All bearings are magnetic.

786
WITNESS MY SIGNATURE, this the 10th day of March,
1987.

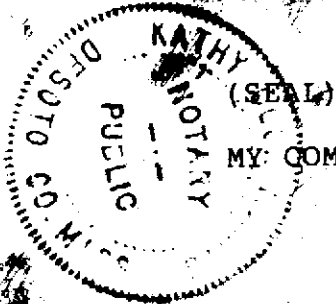
Shirley Downen
SHIRLEY DOWNEN
ADMINISTRATRIX

STATE OF MISSISSIPPI
COUNTY OF BENTON

PERSONALLY appeared before me, the undersigned authority
in and for the County and State aforesaid the within named,
SHIRLEY DOWNEN, Administratrix of the Estate of Hugh Watson
Downen, who acknowledged that she signed and delivered the
above and foregoing Warranty Deed pursuant to the express
authority conferred upon her.

GIVEN UNDER MY HAND AND SEAL, this the 10th day of
March, 1987.

Kathy Cook Morris
NOTARY PUBLIC



MY COMMISSION EXPIRES:

3/18/90

Grantor:
P.O. Box 325
Hernando, Ms
38632

Grantee:
P.O. Box 446
Caldwell, Ms
38618